

788205

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Attorneys for Secured Creditor: U.S. BANK TRUST,  
N.A., AS TRUSTEE FOR LSF9 MASTER  
PARTICIPATION TRUST  
UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEW JERSEY

**Caption in Compliance with D.N.J. LBR 9004-1(b)**

In Re:

MELANIE A. AURIEMMA A/K/A MELANIE  
AURIEMMA



Order Filed on June 27, 2017  
by Clerk  
U.S. Bankruptcy Court  
District of New Jersey

Case No: 17-10612 - CMG

Hearing Date: 08/02/2017

Judge: Christine M. Gravelle

**ORDER RESOLVING OBJECTION TO CONFIRMATION**

The order set forth on the following pages, numbered two (2) through three (3) is hereby  
**ORDERED.**

DATED: June 27, 2017

A handwritten signature in black ink, appearing to read "Christine M. Gravelle".

Honorable Christine M. Gravelle  
United States Bankruptcy Judge

NJID 788205

PHELAN HALLINAN DIAMOND & JONES, PC  
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Attorneys for U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER  
PARTICIPATION TRUST

IN RE:

MELANIE A. AURIEMMA A/K/A  
MELANIE AURIEMMA

CASE NO. 17-10612 - CMG

CHAPTER 13

## Debtor

## ORDER RESOLVING OBJECTION TO CONFIRMATION

HEARING DATE: 08/02/2017

This Order pertains to the property located at 55 Sunset Avenue, Laurence Harbor, NJ 08879, mortgage account ending with "4835";

**THIS MATTER** having been brought before the Court by George E. Veitengruber, III, Esquire attorney for debtor, MELANIE A. AURIEMMA upon the filing of a Chapter 13 Plan, U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST by and through its attorneys, Phelan Hallinan Diamond & Jones, PC having filed an Objection to the Confirmation of said Chapter 13 Plan, substance and entry of the within Order; and for other and good cause shown:

**IT IS on the** \_\_\_\_\_ day of \_\_\_\_\_, 2017, ORDERED as follows:

1. The secured creditor, U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9  
MASTER PARTICIPATION TRUST, shall be permitted to file a secured Proof of Claim after  
Confirmation. The arrears reflected in said to-be-filed secured Proof of Claim will be approximately  
**\$82,972.43.**

2. The Trustee is authorized not to pay the secured arrearage claim (Proof of Claim to be filed shortly) of U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST for the purpose of allowing the Debtor to apply and potentially complete a loan modification. Should the Debtor qualify for a loan modification, the loan modification must be approved no later than **October 31, 2017**.

3. If Loan Modification is approved, U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST shall file an Amended Proof of Claim showing the amount of arrears paid to date by the Trustee.

4. If a loan modification is not approved by **October 31, 2017**, the debtor shall do one of the following: 1) file a Modified Plan to cure the arrearage claim of Movant; or 2) file a Modified

Plan to surrender the property subject to said claim; or 3) a Notice to Convert to Chapter 7; or 4) a Notice to Dismiss Case.

5. Debtor acknowledges that the monthly post-petition mortgage payment amount is subject to change in accordance with the terms of the note and mortgage.

6. Debtor shall tender adequate protection payments to U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST as required by the Loss Mitigation Program (LMP). The adequate protection payments will continue only while the Debtor is in LMP. If the Debtor fails to make adequate protection payments, U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST will file an Application for Early Termination of LMP. Once the Loss Mitigation Program terminates, the Debtor shall cease tendering the reduced adequate protection payments and begin making regular monthly mortgage payments to U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST as required by the mortgage and note.

7. This Order shall be incorporated in and become a part of any Order Confirming Plan in the herein matter.

**Certificate of Notice Page 4 of 4**  
**United States Bankruptcy Court**  
**District of New Jersey**

In re:  
 Melanie A. Auriemma  
 Debtor

Case No. 17-10612-CMG  
 Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0312-3

User: admin  
 Form ID: pdf903

Page 1 of 1  
 Total Noticed: 1

Date Rcvd: Jun 27, 2017

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Jun 29, 2017.

db +Melanie A. Auriemma, 55 Sunset Avenue, Laurence Harbor, NJ 08879-2844

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
 NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Jun 29, 2017

Signature: /s/Joseph Speetjens

**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on June 27, 2017 at the address(es) listed below:

Albert Russo docs@russotrustee.com  
 Denise E. Carlon on behalf of Creditor BAYVIEW LOAN SERVICING, LLC dcarlon@kmllawgroup.com,  
 bkgroup@kmllawgroup.com  
 George E Veitengruber, III on behalf of Debtor Melanie A. Auriemma Gveitengruberesq@gmail.com,  
 knapolitan015@gmail.com  
 Michael Frederick Dingerdissen on behalf of Creditor U.S. BANK TRUST, N.A., AS TRUSTEE FOR  
 LSF9 MASTER PARTICIPATION TRUST nj.bkecf@fedphe.com  
 Nicholas V. Rogers on behalf of Creditor U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER  
 PARTICIPATION TRUST nj.bkecf@fedphe.com  
 U.S. Trustee. USTPRRegion03.NE.ECF@usdoj.gov

TOTAL: 6